

# UNOFFICIAL COPY

**WARRANTY DEED  
ILLINOIS STATUTORY  
Individual to Individual**

Doc#: 1919708158 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/16/2019 10:52 AM Pg: 1 of 2

Dec ID 20190701623478  
ST/CO Stamp 1-458-570-336 ST Tax \$408.00 CO Tax \$204.00  
City Stamp 1-571-030-112 City Tax: \$4,284.00

THE GRANTORS, KYLE TROKA and MEGAN TROKA formerly know as MEGAN TURK, as husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEEES, JOANNA LYNN ROSEHBAUM, an unmarried woman and RYAN ALLEN KOEHN, an unmarried man, of the City of Chicago, Cook County, State of Illinois, \_\_\_\_\_, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

**SUBJECT TO:**

Covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2019 and subsequent years; and

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

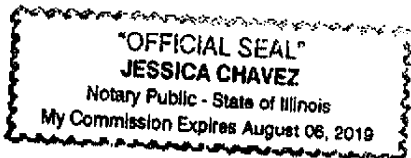
Permanent Real Estate Index Number(s): 13-36-214-025-1004 and 13-36-214-025-1040  
Address(es) of Real Estate: 2161 N. California, Unit 104 and P-13, Chicago, IL 60647

Dated this 5th Day of July, 20 19

[Signature]  
KYLE TROKA

[Signature]  
MEGAN TROKA formerly known as MEGAN TURK

State of Illinois )  
) ss  
County of Cook )



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY KYLE TROKA AND MEGAN TROKA, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 07th day of July, 20 19

[Signature] (Notary Public) Commission Expires August 6th, 2019.  
This instrument was prepared by: Jeremy Bell, 2015 W. Fullerton Ave., Chicago, Illinois 60647

Mail To: RYAN KOEHN, 2161 N. CALIFORNIA, UNIT 104, CHICAGO, IL 60647  
Send Subsequent Tax Bills to: Ryan Koehn, 2161 N. California, Unit 104, Chicago, IL 60647


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## Legal Description

UNITS 104 AND P-13 IN THE ST. GEORGE LOFTS CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:  
 LOTS 17, 18, 19 AND 20 IN W.O. COLE'S SUBDIVISION OF LOTS 22 TO 25 INCLUSIVE AND LOTS 30 TO 35 INCLUSIVE IN BLOCK 2 IN L. STAVE'S SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99898177, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Property Address:  
 2161 N. California Ave., Unit 104  
 Chicago, IL 60647

Pin: 13-36-214-025-1004 and 13-36-214-025-1040

REAL ESTATE TRANSFER TAX		12-Jul-2019
	CHICAGO:	3,060.00
	CTA:	1,224.00
	<b>TOTAL:</b>	<b>4,284.00 *</b>
13-36-214-025-1004   20190701623478   1-571-030-112		

REAL ESTATE TRANSFER TAX		12-Jul-2019
	COUNTY:	204.00
	ILLINOIS:	408.00
	<b>TOTAL:</b>	<b>612.00</b>
13-36-214-025-1004   20190701623478   1-459-670-336		

\* Total does not include any applicable penalty or interest due.